



The grantor covenants and agrees to and with the beneficiary and those claiming under him, that he is lawfully seized in fee simple of said described real property and has a valid, unencumbered title thereto

and that he will warrant and forever defend the same against all persons whomsoever.

The grantor warrants that the proceeds of the loan represented by the above described note and this trust deed are:  
(a)\* primarily for grantor's personal, family or household purposes (see Important Notice below),  
(b) for an organization, or (even if grantor is a natural person) are for business or commercial purposes.

This deed applies to, inures to the benefit of and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, personal representatives, successors and assigns. The term beneficiary shall mean the holder and owner, including pledgee, of the contract secured hereby, whether or not named as a beneficiary herein. In construing this deed and whenever the context so requires, the masculine gender includes the feminine and the neuter, and the singular number includes the plural.

IN WITNESS WHEREOF, said grantor has hereunto set his hand the day and year first above written.

\* IMPORTANT NOTICE: Delete, by lining out, whichever warranty (a) or (b) is not applicable; If warranty (a) is applicable and the beneficiary is a creditor as such word is defined in the Truth-in-Lending Act and Regulation Z, the beneficiary MUST comply with the Act and Regulation by making required disclosures; for this purpose use Stevens-Ness Form No. 1319, or equivalent. If compliance with the Act is not required, disregard this notice.

Oliver R. Spires

Dianne E. Spires

Diane E. Spires

(If the signer of the above is a corporation, use the form of acknowledgement opposite.)

STATE OF OREGON,  
County of Klamath

ss.

This instrument was acknowledged before me on  
November 10, 1988, by

Oliver R. Spires & Dianne E. Spires

*Carlene J. Walker*

Notary Public for Oregon

(SEAL)

My commission expires: 6-16-92

STATE OF OREGON,

County of

ss.

This instrument was acknowledged before me on

19, by

as

of

Notary Public for Oregon

My commission expires:

(SEAL)

#### REQUEST FOR FULL RECONVEYANCE

To be used only when obligations have been paid.

TO: \_\_\_\_\_, Trustee

The undersigned is the legal owner and holder of all indebtedness secured by the foregoing trust deed. All sums secured by said trust deed have been fully paid and satisfied. You hereby are directed, on payment to you of any sums owing to you under the terms of said trust deed or pursuant to statute, to cancel all evidences of indebtedness secured by said trust deed (which are delivered to you herewith together with said trust deed) and to reconvey, without warranty, to the parties designated by the terms of said trust deed the estate now held by you under the same. Mail reconveyance and documents to \_\_\_\_\_

DATED: \_\_\_\_\_, 19\_\_\_\_\_

Beneficiary

Do not lose or destroy this Trust Deed OR THE NOTE which it secures. Both must be delivered to the trustee for cancellation before reconveyance will be made.

### TRUST DEED

(FORM No. 881)

STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

Spires  
1930 South Sixth Street  
Klamath Falls, OR 97601

Grantor

Morey

Box 1401  
Klamath Falls, OR 97601

Beneficiary

AFTER RECORDING RETURN TO

MTC  
407 Main  
Klamath Falls, OR

STATE OF OREGON,

County of

ss.

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book/reel/volume No. \_\_\_\_\_ on page \_\_\_\_\_ or as fee/file/instrument/microfilm/reception No. \_\_\_\_\_, Record of Mortgages of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By \_\_\_\_\_ Deputy

Order No.: 20595-K

EXHIBIT "A"  
LEGAL DESCRIPTION

A tract of land situated in the N1/2 of Government Lot 6, Section 12, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 5/8" iron pin marking the Southwest corner of that tract of land described in Deed Volume M77, page 23507, Microfilm Records of Klamath County, Oregon, said Deed Volume calls for the C1/4 corner of said Section 12 to be North 17 degrees 24' 13" West 454.27 feet, South 89 degrees 47' 18" East 1005.62 feet and South 89 degrees 47' 18" East 647.91 feet; thence South 17 degrees 24' 13" East 227 feet, more or less, to a point on the South line of said N1/2 of Government Lot 6; thence Easterly, along said South line, 1006 feet, more or less, to a 5/8" iron pin marking the Southwest corner of that tract of land described in Deed Volume M79, page 1454, Microfilm Records of Klamath County, Oregon; thence North 17 degrees 24' 13" West 227 feet, more or less, to a 5/8" iron pin marking the Southeast corner of that tract of land described in said Deed Volume M77, page 23507, Microfilm Records of Klamath County, Oregon; thence North 89 degrees 42' 28" West 1006.07 feet to the point of beginning.

Tax Account No.: 3808 01200 02000

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 15th day  
of Nov. A.D., 19 88 at 9:05 o'clock AM., and duly recorded in Vol. M88,  
of Mortgages on Page 19242.  
By Evelyn Biehn County Clerk  
A. Andrew Mueland

FEE \$18.00